

EUCALYPTUS GROVE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
SEPTEMBER 12, 2013 (6PM)
7610 Hollister Ave., Goleta
AGENDA

1. CALL BOARD MEETING TO ORDER

2. REQUEST BY OWNERS IN ATTENDANCE OR VIA CORRESPONDENCE OR PHONE (unless it's an emergency, it'll be put on next month's agenda); Bd to consider request & possibly vote...

Each unit has about 3 minutes to address their concern to the Board or ask permission for...

#259 – screen door;

#102 – floor damage from common pipe

3. APPROVAL OF PRIOR MEETING MINUTES

4. TREASURER, OFFICERS & COMMITTEES (Bd to consider recommendations & possibly vote...)

See Financial Statement and/or Balance Sheet;

Operating Expenses about 15+% below budget thru end of last month

Res. Expenditures for last month: painting & siding materials

Landscape recommendations & proposals: Trees, treatment from SB Pest

5. OLD BUSINESS (Board to consider, review and possibly vote on...)

1. Dry rot repair by Sea View: went back & replaced areas missed;
2. Exterior Painting by Affordable completed; going back to do areas that were missed
3. Refurbish entrance directory
4. Lattice work
5. Wooden #'s
6. Walkthrough list – notes distributed to units
7. Asphalt repairs & slurry (\$47,905) and car wash area replacement (\$5,750)

6. NEW BUSINESS (Board to consider, review and possibly vote on...)

1. Annual review (\$1,450) or audit (\$1,825) and tax returns by Purdy, CPA
2. Recording liens
3. Other items to be put on next month's agenda (Draft of Proposed Budget; Resident Guidelines)

7. EXECUTIVE SESSION

If Needed: (Executive Session may only be used to discuss litigation, contracts with 3rd parties, member discipline, personnel, or upon an owner's request to discuss payment of assessments).

- Late payers through end of last month (balances of \$500 or more): 2
- Bankruptcy / Foreclosure / Small Claims

8. ADJOURNMENT (Scheduled meeting – 10/10/13 @ 6PM at 7610 Hollister, Meeting Room)

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Prepared By: Bartlein & Company, Inc., (805) 569-1121 Fax (805) 682-4341
3944 State Street, Suite 200
Santa Barbara, CA 93105
Email: jamesn@bartlein.com